

Appendix A.29

County Social Area Analysis Lesson, Field Analysis

Answer the following questions based upon your observations and knowledge of Chapter 13, Urban Patterns. [Note: The original lesson left space for students to fill in their answers].

School to I-70.

1. What are some possible reasons why it has taken so long for the open space at the intersection of Quincy and xxx to be developed?
2. To what extent is the intersection at Parker Road and I-225 an Edge City? What businesses are located there?
3. What observations can you make regarding the land use along I-225 northbound to I-70? Make sure to mention the frequency and location of open space, commercial land use, residential land use, etc.
4. What types of economic activities take place at the intersection of I-225 and I70? Why is this type of activity so prevalent at this location?

I-70 to I-270.

5. How would you best describe this area of the Denver Metro Area?

I-270 to the Intersection of I-25 and the Boulder Turnpike.

6. What type of sector does I-270 run through?
7. How would you characterize the housing that you can see from the Interstate?
8. Where do you think most people live that work in industries and businesses in this area? Why?

Boulder Turnpike to 104th Avenue.

9. How does the nature of the housing options change during this stretch of highway?
10. As we approach the exit at 104th Avenue, what do you notice regarding the land use?
11. List four economic activities that take place at the intersection of 104th Ave and the Boulder Turnpike.

104th Ave to Lamer Road

12. What accounts for the noncontiguous development?

13. Is this area experiencing rapid growth? If yes, why do you think so much building is going on in this area?

Lamer Road to 88th Avenue.

14. How would you characterize the income level of this area?

15. What are some key observations that helped you determine the income level of this area? (name at least 6 factors)

88th Avenue to Kipling

16. Describe the housing developments on either side of 88th Avenue.

Kipling Avenue to Carr

17. Describe in detail how the land use changes and the corresponding housing values. What are some of the indicators?

Carr Road to Ralston Avenue

18. What income level do you think this area is?

19. What are some of the indicators that helped you figure out the relative income level of the neighborhood?

Ralston Avenue through old town Arvada

20. To what extent do you think Arvada is a nuclei?

21. When do you think most of the buildings were built in old town Arvada?

22. What renovation is an indicator that Arvada might be changing?

23. Initially, what purpose did the town of Arvada serve?

Old Town Arvada to 44th Avenue

24. Explain in detail the barriers that help to separate the lower income neighborhoods that run north/south between Sheridan and Wadsworth Avenue.

44th Avenue to Sheridan

25. What are some indicators that this area is now populated mainly by Hispanics?

26. Given the location of Lakeside Amusement Park and mall, when in time do you think that this area saw good economic times?

27. How successful will the transformation of Lakeside Mall from retail to business use be? Why?

44th Avenue and Sheridan to 20th Avenue

- 28. What can you observe about the neighborhoods as we ascend the hill?
- 29. List all of the businesses that are indicators that you are in a lower income area.

20th Avenue to Kipling

- 30. Explain how this area is an example of the concentric ring model. Be observant and specific. Don't forget to mention age of homes, lot size, building materials, single family dwellings vs multi-unit dwellings, amount of landscaping, etc.
- 31. Since we just passed Jefferson High School, can you understand better why the school is having difficulty with students' test scores? Why not?

Intersection of Kipling and 32nd Avenue to Golden

- 32. What are the indicators that we are traveling through a relatively high income area?
- 33. How does the land use change as we get farther away from Denver?
- 34. As we approach the city of Golden, can you describe the sector that is to the North of 32nd Avenue?
- 35. To what extent is Golden a nuclei?

6th Avenue to Heritage Way

- 36. How do physical features impact land use in this area?

Dakota Ridge Overlook

- 37. As you look to the east towards Denver, describe the pattern of land use.
- 38. Reflect philosophically about the need for open space in an urban environment.